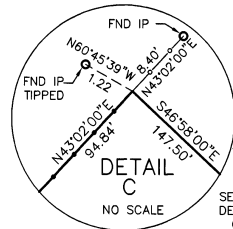




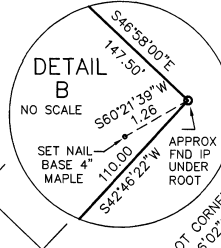
NOTE 1: THE SOURCE OF THE ERRONEOUS CALL FOR A 3' JOG ALONG PART OF THE REAR BOUNDARY OF THE SUBJECT LOT IS NOT FULLY UNDERSTOOD. THE 3' X 95' AREA IN QUESTION IS NOT INCLUDED IN THE 1949 METES AND BOUNDS DESCRIPTION FOR THE ABUTTING PROPERTY (RCRD 1113-054) BUT APPEARS ABRUPTLY IN THE NEXT DEED ONLY TWO YEARS LATER (RCRD 1233-127). NO ACTUAL DEEDS HAVE BEEN FOUND TO JUSTIFY THE CHANGE IN THE BOUNDARY. THE SURVEYOR WHO PREPARED THE 1983 SUBDIVISION PLAN, WHICH INCORPORATES THE 3' JOG, APPARENTLY DID NOT DISCOVER THE ERROR. THE CHAIN LINK FENCE HAS BEEN IN PLACE FOR DECADES, PRECLUDING ANY POSSIBLE OPERATION OF ADVERSE POSSESSION WHICH MIGHT ACCRUE FROM RELIANCE ON THE ERRONEOUS SURVEY.



N/F STEPHEN F. SHERIDAN  
REVOCABLE TRUST OF 2010  
RCRD 5098-1465  
TAX MAP 126 LOT 47

PROPERTY LINE SHOWN ON  
RCRD PLAN D11831 DEEMED  
IN ERROR - SEE NOTE 1.

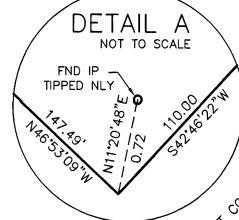
N/F SARA L. NICITA  
REVOCABLE TRUST OF 2010  
RCRD 5335-1852  
TAX MAP 126 LOT 54



TIES FROM LOT CORNER TO:  
FND IP S40°34'05\"W 155.86'  
FND IPIN S41°28'50\"W 284.51'  
FND CONC BND S41°05'58\"W 284.79'  
FND CONC BND S42°58'01\"W 349.11'

GUY G. & DAVINA K. LARIVEE  
REVOCABLE TRUST OF 2010  
RCRD 2733-1773  
TAX MAP 144 LOT 4

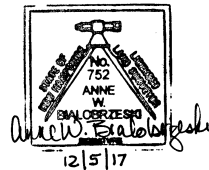
LOT AREA:  
16,215 SF±  
0.372 AC±



TIES FROM LOT CORNER TO:  
FND IPIN S44°58'50\"W 146.73'  
FND IPIN S46°21'50\"W 291.06'  
FND CONC BND S46°37'41\"W 360.99'

I CERTIFY THAT THIS SURVEY PLAT IS NOT  
A SUBDIVISION PURSUANT TO THIS TITLE  
AND THAT THE LINES OF STREETS AND WAYS  
SHOWN ARE THOSE OF PUBLIC OR PRIVATE  
STREETS OR WAYS ALREADY ESTABLISHED  
AND THAT NO NEW WAYS ARE SHOWN.

*Anne W. Bialobrzewski* 12/5/17  
ANNE W. BIALOBRZESKI LLS #752 DATE



1 INCH = 20 FEET

## LEGEND

- — — — — WOOD FENCE
- — — — — CHAIN LINK FENCE
- — — — — — FOUND IRON PIPE
- — — — — — FOUND IRON PIN (REBAR)
- — — — — — CONCRETE BOUND
- — — — — — ROCKINGHAM COUNTY
- — — — — — REGISTRY OF DEEDS

## OWNER OF RECORD

DOUGLAS S. AND DENISE C. BEAN  
364 MILLER AVENUE  
PORTSMOUTH, NH 03801  
RCRD 5876-2000

## REFERENCE DEEDS

RCRD 822-319	RCRD 1233-0127
RCRD 873-444	RCRD 1416-0380
RCRD 899-473	RCRD 1458-0233
RCRD 915-424	RCRD 1813-0482
RCRD 915-425	RCRD 1991-0101
RCRD 919-233	RCRD 2143-0401
RCRD 919-269	RCRD 2249-1872
RCRD 919-356	RCRD 2249-1877
RCRD 937-048	RCRD 2324-1729
RCRD 937-075	RCRD 2351-1312
RCRD 972-162	RCRD 2733-1773
RCRD 972-163	RCRD 3158-0051
RCRD 1112-191	RCRD 3169-2699
RCRD 1133-054	RCRD 5876-1998
RCRD 1133-055	

## REFERENCE PLANS

RCRD PLAN 0755 RCRD PLAN D11831  
RCRD PLAN 0999 RCRD PLAN C12658  
RCRD PLAN 01300 RCRD PLAN 23588NR  
RCRD PLAN 01548  
PLAN OF LOT, NO 82 DEARBORN AVE,  
HAMPTON, NH SCALE: 1"=20' SEPT 1953,  
JOHN W. DURGIN FILE 927 PLAN L-89.  
PLAN OF LAND FOR PAT & CHRISTINE  
O'KEEFE, 50 DEARBORN AVENUE,  
HAMPTON, NH, SCALE: 1"=20',  
AUG 11, 2004 REVISED TO 10/19/07,  
E.J. COTE & ASSOC, PLAN 2-81-2023

PLAT OF LAND  
62 DEARBORN AVENUE  
FOR  
DOUGLAS S. & DENISE C. BEAN  
IN  
HAMPTON, NH  
SCALE: 1"=20' DECEMBER 5, 2017

STANDARD URBAN PROPERTY SURVEY  
TAX MAP 126 LOT 55

PREPARED BY STOCKTON SERVICES  
PO BOX 1306 HAMPTON, NH 03843-1306  
(603) 929-7404

C-40591

